

Paddlewheel Springs-Tract 12B
TBD Paddy Chapel Road-Tract 12
Roby, MO 65557

\$44,800
14± Acres
Texas County



Paddlewheel Springs-Tract 12B
Roby, MO / Texas County

SUMMARY

Address

TBD Paddy Chapel Road-Tract 12

City, State Zip

Roby, MO 65557

County

Texas County

Type

Farms, Hunting Land, Recreational Land

Latitude / Longitude

37.497207 / -92.074693

Acreage

14

Price

\$44,800

Property Website

<https://livingthedreamland.com/property/paddlewheel-springs-tract-12b-texas-missouri/37671/>



MORE INFO ONLINE:

<https://livingthedreamland.com/>



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PROPERTY DESCRIPTION

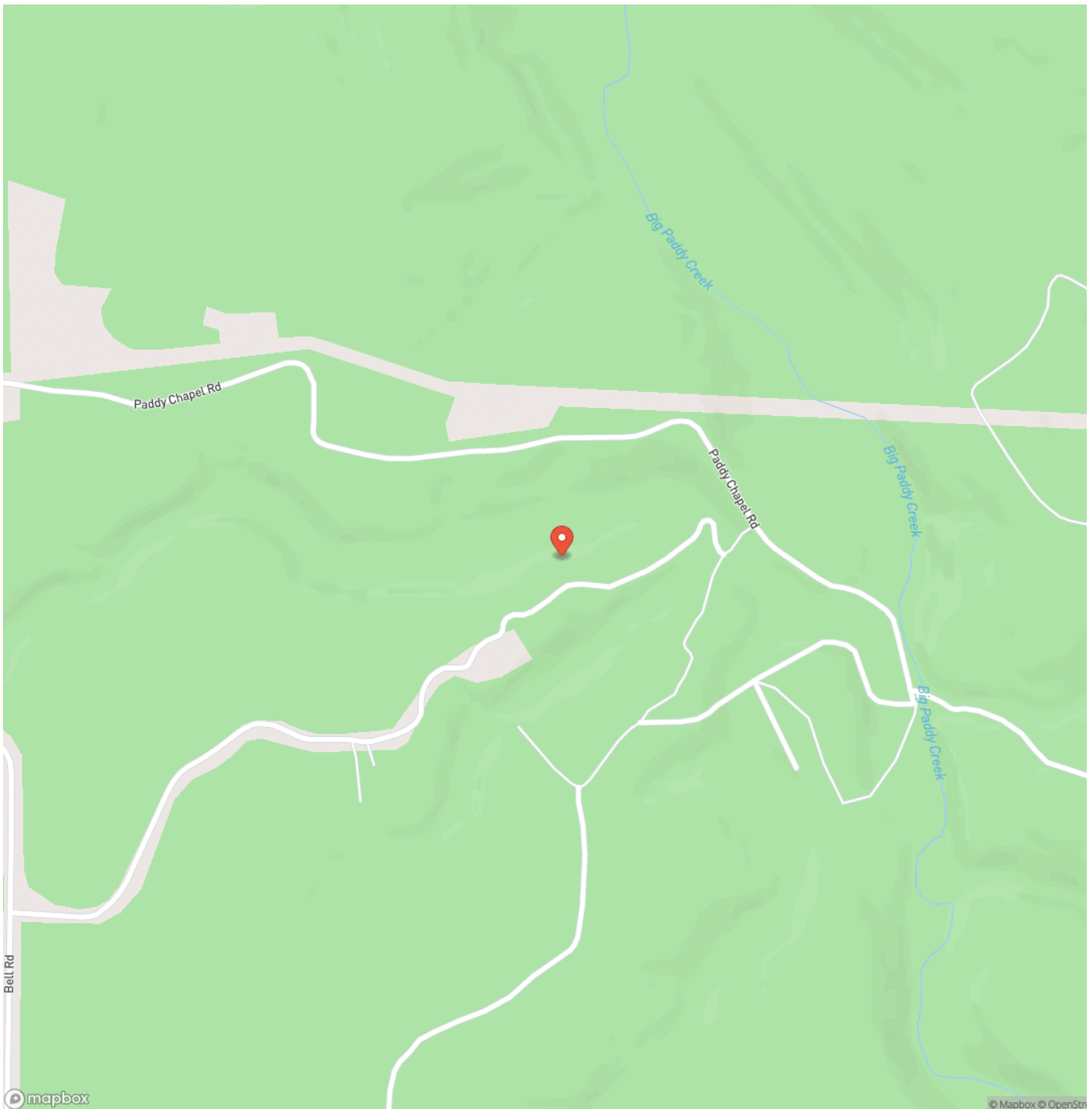
14 m/l acres located in Texas County. This tract is in close proximity to over 7,000 acres of fantastic hunting in the Paddy Creek National Forest Area and close to the Piney River for great fishing. Tract 12B is a nice wooded tract with lots of white oak and tall mature pine trees, this tract has creek frontage. Other tracts available. Show at will. Owner is a licensed agent. Acreage is approximate and will be surveyed before closing. Acreage and pricing subject to change based on completed survey. Restrictions are as follows: No mobile homes, no fulltime camper as primary residence, no purple paint on trees along the easement road.



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Locator Map

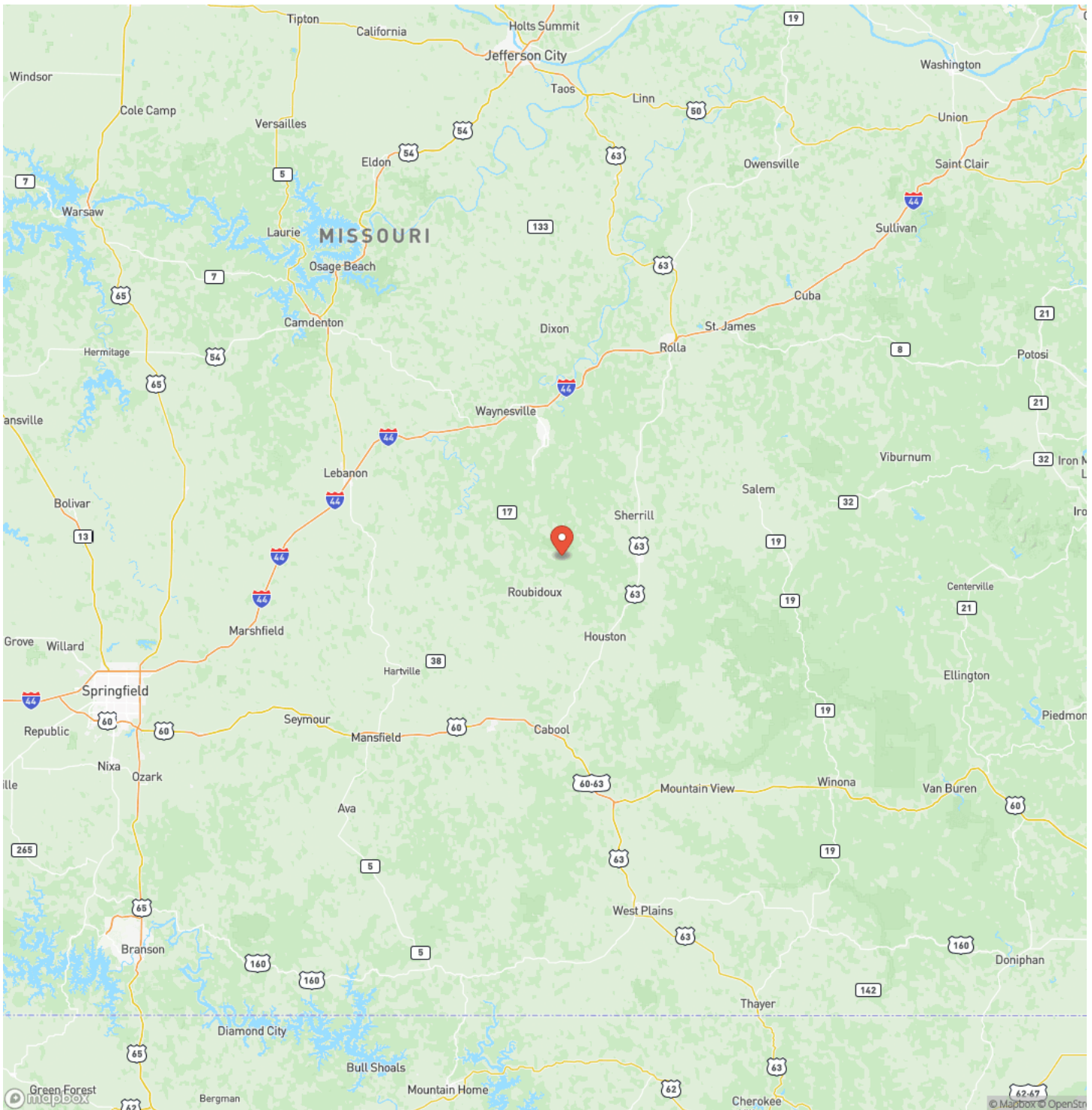


MORE INFO ONLINE:

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Locator Map



Satellite Map



LISTING REPRESENTATIVE

For more information contact:



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City / State / Zip

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NOTES



This image shows a single sheet of white paper with horizontal blue ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.



DISCLAIMERS

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Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.



Living The Dream Outdoor Properties
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